



Dear Sir


Warrington Borough Council Local Plan. Preferred Development Option Regulation 18 Consultation

I wish to strongly object to the current Preferred Development Option for the following reasons:

The Public consultation has been held without adequate advertising and many people, including myself, have only heard about these proposals via social media and word of mouth.

 How many lanes of traffic will it carry? What is the likely impact going to be? Noise pollution, air pollution, impact on the wildlife on the embankment, etc.

I am also extremely concerned about the impact this would have on the value of my house. I have lived in my home for  years and worked hard to pay my mortgage. I made a choice to pay the higher price for my home so I could live in the area I do. Why should the council have the right to now de-value my home and make me live next to what is going to be a very busy road?

The events have been held throughout peak holiday season and mostly at quite short notice – I was unable to attend  Although from what I have been told, and from news reports, it appears the consultations were not thought through as people queued for hours and then were turned away.

It is my understanding that the Public consultations are being held prior to the infrastructure feasibility study results being completed and published. Feedback from friends who have attended is that Council representatives have been unable to answer whether the feasibility study is taking place on all 5 reported options or just the preferred development option.

The maps used are very unclear and I am struggling to understand what the impact to the town as a whole will actually be. Is this really going to help to reduce congestion or merely move it? I am not convinced these proposals benefit the existing residents of Warrington, only the developers and the council.

I feel it is very misleading of the council to let the public to believe that the volume of housing required is something set by Government when it is WBC who have calculated the volume requirement.

Apparently, there is enough Brownfield land in the area to accommodate the build of 15,000 houses. Surely this is more than sufficient for our beautiful town. This would allow the council to protect and preserve existing green belt land. Lets not remove all the nature from our town – that is, after all, why so many of us pay the premium to live in

areas such as Grappenhall. If I wanted to live in a city I would have bought a house in Manchester or Liverpool. I wanted my children and grandchildren to grow up in an area where we can safely go for walks and bike rides. If you continue to remove green belt land you are going to end up with a rather obese community as there will be no safe places to exercise!

If so many more houses are built, what will the impact be on health services and schools? Our GP's and hospital already struggle to care for the volume of residents, how much worse will this become? Class sizes in schools cannot be increased so where will all the extra students go?

I urge the council to reconsider these plans – Warrington is a beautiful town with some of the nicest villages in the country – why would anyone want to destroy that?

Yours

